

**SHELBY COUNTY BOARD OF COMMISSIONERS  
AGENDA ROUTE SHEET**

Referred to Commission Committee (name) Hospitals & Health

For Commission Action on (date) June 1, 2009

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**A RESOLUTION approving a renewal of Lease Agreement in the amount of \$179,820.00 with Nussbaum Properties, LLC for three years, commencing on July 1, 2009 through June 30, 2012 for office and clinic space at 757 Galloway, Memphis, TN 38105 for the operation of a public health WIC Immunization Clinic and Commodity Supplemental Food Warehouse, and appropriation of said funds. This item requires the expenditure of County General Funds in the amount of \$107,892.00 and of State Grant funds in the amount of \$71,928.00. Resolution sponsored by Commissioner Joyce Avery.**

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**CHECK ALL THAT APPLY BELOW:**

       This Action does NOT require expenditure of funds.

  X   This Item requires/approves expenditure of funds as follows (complete all that apply):

County General Funds: \$ 107,892.00 : County CIP Funds: \$                     

State Grant Funds: \$ 71,928.00 State Gas Tax Funds: \$                     

Federal Grant Funds: \$                     

Other funds (Specify source and amount): \$                     

Other pass-thru funds (Specify source and amount): \$                     

**Originating Department:** Division of Health Services – PHS Clinical Services

**APPROVAL:**

Dept. Head: Johnathan Russell 544-7585 \                      \                       
(Type your name & phone #.) (Initials) (Date)

Division Director: Yvonne S. Madlock 544-7583 \                      \                       
(Type your name & phone #.) (Initials) (Date)

Finance Dept.: Michael A. Swift 545-4449 \                      \                       
(Type your name & phone #.) (Initials) (Date)

County Attorney: Mary Bright 545-4963 \                      \                       
(Type your name & phone #.) (Initials) (Date)

CAO/Mayor: James Huntzicker 545-4514 \                      \                       
(Type your name & phone #.) (Initials) (Date)

ITEM NO: \_\_\_\_\_

PREPARED BY: Johnathan Russell

APPROVED BY: \_\_\_\_\_

**A RESOLUTION approving a renewal of Lease Agreement in the amount of \$179,820.00 with Nussbaum Properties, LLC for three years, commencing on July 1, 2009 through June 30, 2012 for office and clinic space at 757 Galloway, Memphis, TN 38105 for the operation of a public health WIC Immunization Clinic and Commodity Supplemental Food Warehouse, and appropriation of said funds. This item requires the expenditure of County General Funds in the amount of \$107,892.00 and of State Grant funds in the amount of \$71,928.00. Resolution sponsored by Commissioner Joyce Avery.**

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**WHEREAS,** The Health Department desires to continue to lease property at 757 Galloway, Memphis, TN, 38105 to operate a Public Health WIC Immunization Clinic and Commodity Supplemental Food warehouse; and

**WHEREAS,** The Health Department and Nussbaum Properties, LLC., have prepared a renewal of lease for 18,750 square feet of office and clinic space at 757 Galloway, Memphis, TN, 38105 for a period of not more than three (3) years; and

**WHEREAS,** That Said renewal permits the County to terminate said lease for non-appropriation only at anniversaries of the County’s taking possession of the leased premises.

**NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COMMISSIONERS OF SHELBY COUNTY, TENNESSEE,** That the renewal of lease agreement with Nussbaum Properties, LLC herein above described be approved.

**BE IT FURTHER RESOLVED,** That the continuation of the said lease is subject to the conditions of the renewal and the appropriation of funds for future years by the Shelby County Board of Commissioners.

**BE IT FURTHER RESOLVED,** That the County Mayor is hereby authorized to execute the aforementioned agreement on behalf of the Shelby County Government, executed copies of which are to be placed on file in the Purchasing Department.

**BE IT FURTHER RESOLVED,** That funds in the amount of \$35,964.00 be appropriated from FY 2009-2010 Operating Budget Account No. 010-400582-6714 and funds in the amount of \$23,976.00 be appropriated from FY 2009-2010 Operating Budget Account No. 215-400582-6714.

**BE IT FURTHER RESOLVED,** That the County Mayor and the Director of Administration and Finance are authorized to issue their warrant or warrants in amounts not to exceed \$59,940.00 for the purposes contained in this resolution and to take proper credit in their accounting therefore.

\_\_\_\_\_  
A C Wharton, Jr., County Mayor

Date: \_\_\_\_\_

ATTEST:

\_\_\_\_\_  
Clerk of County Commission

ADOPTED: \_\_\_\_\_

## SUMMARY SHEET

**I. Description of Item**

Request approval of a renewal of lease agreement and appropriation of funds in the amount of \$179,820.00.

This renewal of lease agreement is between the Health Department and Nussbaum Properties, LLC, for 18,750 square feet of office and clinic space at 757 Galloway, Memphis, TN, 38105 for a period of not more than three (3) years. This space will continue to be used by the Health Department to operate a Public Health Clinic and Commodity Supplemental Food Warehouse.

**II. Source and Amount of Funding**

- General Fund Clinical Services FY 09-10 Operating Budget  
Account No. 010-400563-6714 **\$35,964.00**
- State Grant Fund (Tennndercare Program) FY 09-10 Operating Budget  
Account No. 215-400582-6714 **\$23,976.00**

**III. Contract Items**

- A. This contract is for the renewal of a lease of 18,750 square feet of office and clinic space with a monthly rental as scheduled on the attached lease agreement for this resolution.
- B. This lease agreement is for a period of not more than three (3) years commencing on July 1, 2009 through June 30, 2012. Total expenditures are not expected to exceed \$179,820.00.

**IV. Additional Information Relevant to approval of this item**

- Clinic has expanded services of public health.
- Clinic is a full-time (five {5} days a week) clinic.
- Staffing the Galloway Clinic or Warehouse does not require any additional employees.
- This property has been leased for the WIC and CSFP program since 1990.